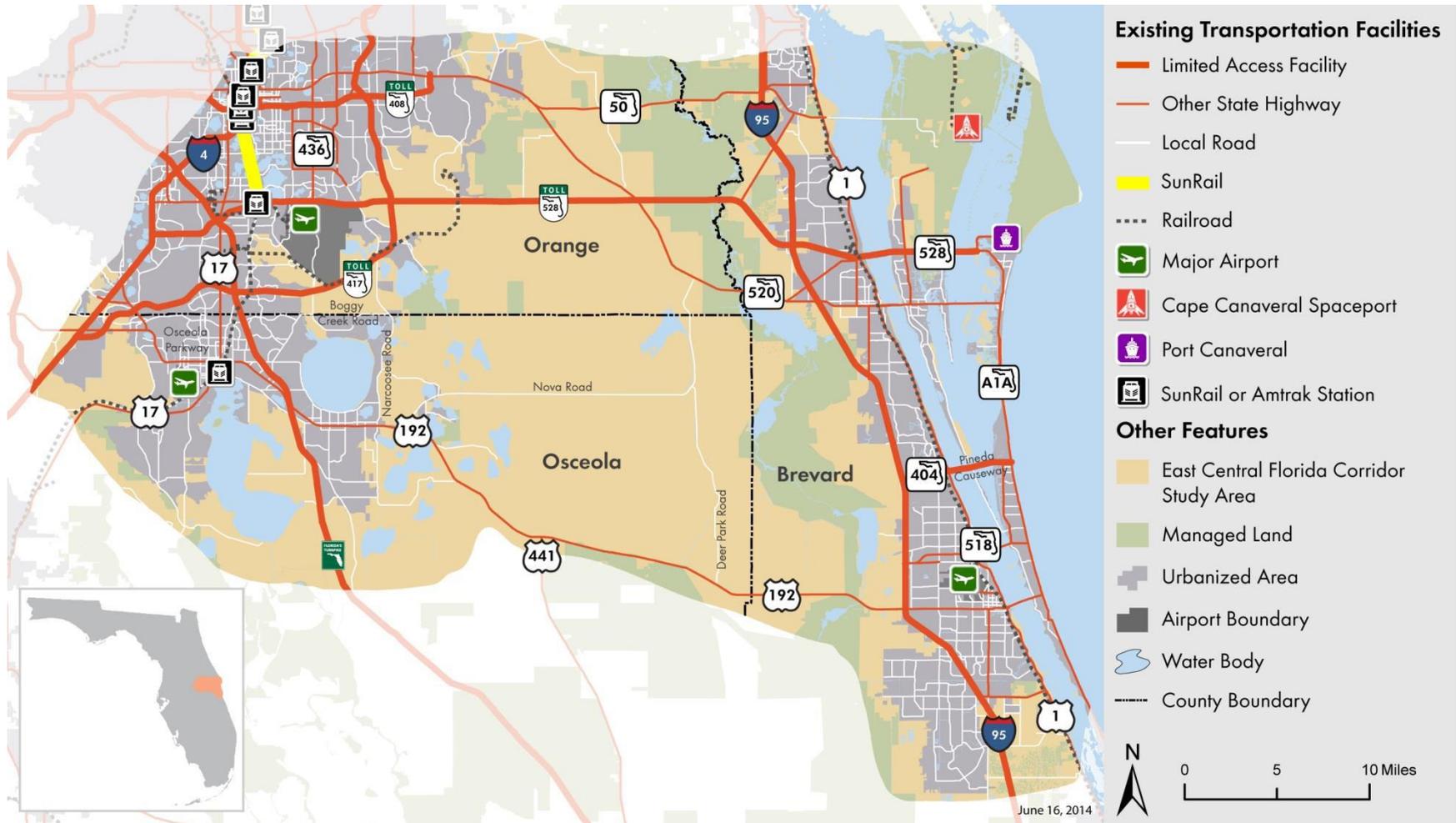


Land Use Planning in the Study Area



Task Force Charge

- Recommend guiding principles for coordination of future transportation and land use planning
- Review and determine consistency among existing state, regional, local transportation plans
- Review local and regional land use and development plans and determine consistency with transportation plans
- Consider and recommend general purpose, need, and location for new or enhanced transportation corridors
- Solicit and consider agency, stakeholder, and public input
- Recommend proposed action plan for new or enhanced transportation corridors



Planning Process Today: Many Partners, Different Boundaries

Marion	Sumter	Lake	Seminole	Orange	Osceola	Volusia	Brevard	Flagler
5	5	14	16	13	2	17	24	6
Ocala	Leesburg- Eustis- Tavares	Orlando				Palm Coast- Daytona- Port Orange	Palm Bay – Melbourne	Palm Coast- Daytona – Port Orange
	Lady Lake – The Villages			Kissimmee- St. Cloud			Sebastian	
Homosassa Springs						Deltona	Titusville	
Ocala/ Marion TPO	Lake – Sumter MPO	MetroPlan Orlando				River-to-Sea TPO	Space Coast TPO	
Central Florida MPO Alliance								
		Central Florida Expressway Authority				Osceola County Express. Authority		
SunTran		LakeXpress	Central Florida Regional Transportation Authority/LYNX			VOTRAN	Space Coast Area Transit	
			Central Florida Commuter Rail Commission/SunRail					
Withlacochee		East Central Florida						Northeast Florida

Number of Cities	MPO/TPO	Fixed Route Transit System	MPO Partnership
2010 Census Urbanized Areas	Transportation Authority	Regional Planning Council	Multi-Purpose Entity



Comprehensive Plans

- ▶ **Part II, Chapter 163, F.S. requires all local governments to adopt a Comprehensive Plan that includes the following Elements:**
 - » Future Land Use; Transportation; Housing; Infrastructure and Groundwater; Conservation; Intergovernmental Coordination; and Capital Improvements
- ▶ **State agencies review amendments to Plans for impacts to important state resources and/or facilities**
- ▶ **Plans must include minimum criteria, but the approaches to these criteria need not be identical in all local governments**
- ▶ **DEO staff analyzed how the Counties' Plans addressed Conservation, Countryside, Centers and Corridors**



Comprehensive Plans and the Four C's

5 C's Comp Plan Reviews 7-28-14 - Microsoft Excel non-commercial use

	A	B	C	D	E
3	The 4 Cs	Bridge from 4 Cs to Policies	Brevard County Policies	Orange County Policies	Osceola County Policies
37	B. Countryside	How will rural lands be preserved?			
38		1. Urban Growth Boundary (UGB)/Urban Service Area (USA)	The County does not have an urban growth boundary.	Obj FLU1.2 and associated policies describe the USA.	FLU 1.1.1 creates urban growth boundary. FLU 1.1.2 sets a target average density in UGB of 3 units/acre. FLU 1.1.6 links UGB size to 2025 projected population.
39		2. Infill and/or redevelopment	FLU 11 and its policies provide for redevelopment plans, redevelopment districts, and a Planned Redevelopment District FLUM category which is based on broad conceptual information rather than specific details relating to the proposed layout/arrangement of uses.	Obj FLU2.1 and associated policies encourage infill development through incentives	FLU 1.1.3 creates an urban infill area (UIA). FLU 4.1.2 supports infill. FLU 4.6 creates Urban Infill Activity Centers.
40		3. Transfer of Development Rights	FLU 10 and its policies encourage preservation of unique aspects of the natural environment by allowing TDRs which permit more intense activity in areas deemed suitable for development.	Policy FLU6.4.2 states that the County shall promote, through land development regulations and/or acquisition, the protection of rare upland vegetative communities and high recharge areas. Such regulations may include, but shall not be limited to, cluster developments, transfer of development rights, buffering sensitive areas, the identification and designation of wildlife corridors to discourage fragmentation and the implementation of the Wekiva Protection Act.	FLU 1.1.5 uses TDRs to preserve large areas of rural lands. FLU 3.1.1 to 3.1.3 create TDR process.
		4. FLUM Category - Rural, agriculture,	FLU 4 and its policies establish the Agricultural	Has five FLUM categories guiding development in	FLU 1.2.3 creates rural/agricultural designation



Planning Process Today

- ▶ **Many plans, different horizons**
 - » Comprehensive plans: Brevard (2025, Orange (2030), Osceola (2025)
 - » MPO and expressway authority plans generally go to 2040
 - » RPC: Comprehensive Economic Development Strategy (2018), Strategic Regional Policy Plan (2060)
 - » Sector plans: 2060 and beyond
- ▶ **Different population forecasts across counties and between disciplines (land use, transportation, water)**
- ▶ **Separation (but some greater integration) of land use and transportation decisions**



Planning Process Today (continued)

► Increasing collaboration

- » *How Shall We Grow?* Vision
 - Open For Business
- » New entities (e.g., Central Florida Expressway Authority, Central Florida Commuter Rail Commission)
- » Track record of regional partnerships (e.g., Congress of Regional Leaders, Central Florida MPO Alliance, Central Florida Water Initiative)



Planning Challenges Related to 4Cs

▶ Conservation

- » Multiple initiatives; no single definition of regional resources
- » Implementation of regional conservation priorities

▶ Countryside

- » Approach to agriculture and rural lands differs by county

▶ Centers

- » Differences in population forecasts
- » Potential for changes in buildout size/timing of planned developments
- » Increasing use of long-term sector planning (different time horizon, different definition of need, etc.)
- » Unclear governance and decision-making structure for some new developments



Planning Challenges Related to 4Cs

► Corridors

- » Scoping and consensus on cross-county projects
- » Implementation of regional transportation priorities
 - Brevard County not currently included in Central Florida Expressway Authority



Discussion Questions for the Task Force

- ▶ **How can we ensure implementation of the Task Force's recommendations?**
- ▶ **How can we encourage more effective long-term planning throughout the region?**
- ▶ **How can we more effectively link corridor planning and sector planning in other parts of Florida?**



How can we ensure implementation of the Task Force's recommendations?

- ▶ **Begin with provisions of Executive Order**
 - » Local Governments encouraged to consider possible amendments to their comprehensive plans by *September 30, 2015*
 - » Regional planning, water, and transportation agencies encouraged to amend or revise their respective plans by *September 30, 2015*
 - » DEO, FDOT and other agencies to move forward with planning of recommended state investments

- ▶ **Develop proposed action plan; meet with partners to secure commitments**

- ▶ **Develop process for tracking progress on commitments over time**

- ▶ **Periodically reconvene partners to share progress and reassess plan**



How can we encourage more effective long-term planning throughout region?

- ▶ **Develop process for periodically updating regional vision and “cascading” the vision into updates of regional and local plans**
- ▶ **Update/strengthen role of Seven Jewels/Natural Resources of Regional Significance**
- ▶ **Strengthen role of agricultural community in planning for the future of the region**
- ▶ **Develop more consistent regional population forecasts**
- ▶ **Better define long-term economic development strategies and investment needs**
- ▶ **Strengthen processes for identifying and resolving extra-jurisdictional impacts of growth and development plans including changes in urban growth boundaries/service areas**



How can we more effectively link corridor planning and sector planning?

- ▶ Importance of a regional vision
- ▶ State collaboration with local planning efforts
- ▶ Communication and buy-in from stakeholders

